

Tuesday Morning Mar. 9. '52

W. L. Garrison

Dear Friend

I made you a proposition last evening, which in the hurry of the moment, may not have been fully understood — It is this —

I propose to purchase a house on my own account & risk, as soon as such a one ~~could be~~ as you may approve, can be found — and rent it to you, as long as you may choose to occupy it, paying me ~~rent~~ therefor at the annual rent of six per cent on the cost of the house, & the taxes, & for any further additions & repairs you desire me to make — Of the course the amount of your rent, will be in proportion to its cost.

You see therefore, there is no benevolence in this proposition, or according to the old adage, "no friendship in trade."

I don't know that any advantage will result to you. If I should do this — of that you will judge — I however make the proposition under the impression that something in the price of your rent would be saved, while at the same time, a more permanent & pleasant home may be obtained

I presume a house costing \$6,000 would probably rent for not less than \$450 — while the interest & tax

would be about 400.. or somewhat in that ratio.

It is, as you well know very difficult to get a house of the right pattern & location; more so to hire, than it is to buy.

Of all this, please consider & decide; If you think favorably of my proposal, I will endeavor, ~~to~~ with your advice & consent to carry it into execution, as soon as you or I can find the house to your mind.

Francis Jackson



